

**REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF LEON VALLEY,  
TEXAS, SEPTEMBER 19, 2006, 7:00 P.M.**

The City Council of the City of Leon Valley, Texas, met for a Regular City Council Meeting on the 19<sup>th</sup> day of September 2006 at 7:00 p.m., at the Leon Valley City Council Chambers, for the purpose of the following business, to-wit:

**Call to Order and Pledge of Allegiance.**

Mayor Riley called the meeting to order and asked that the minutes reflect that the following members of Council were present: Maloy, Reyna, Semmelmann, Dean and Rangel.

City Manager Brummett, City Secretary Feutz, Interim Public Works Director Stolz, Community Development Director Smith, Economic Development Liaison Caldera, Fire Chief Irwin and City Accountant Wallace were also present.

Mayor Riley asked Chamber of Commerce President Phillip Manea to lead the Pledge of Allegiance. Mayor Riley congratulated Mr. Manea on his becoming a United States citizen in July 2006 and on his wedding anniversary.

**Consider approval of minutes of the Regular City Council Meeting of September 5, 2006.**

A motion was made by Councilman Rangel, seconded by Councilmember Reyna, to approve the minutes of the Regular City Council Meeting of September 5, 2006 as presented. Upon vote, the motion carried unanimously.

**Presentation of the Texas Commission on Environmental Quality's "Outstanding Public Drinking Water System Award".**

Mayor Riley announced that the City of Leon Valley's water system was given an "Outstanding Public Drinking Water System Award" from the Texas Commission on Environmental Quality. She presented the award certificate to Interim Public Works Director Fred Stolz. Mr. Stolz stated that the Water Crew staff and all of the Public Works Department's staff work hard to maintain an excellent water system for its citizens.

**Proclamation declaring the week of September 18-24, 2006 as "Clean-up, Fix-up, and Paint-up Week" .**

Mayor Riley read the proclamation declaring the week of September 18-24, 2006 as "Clean-up, Fix-up, and Paint-up Week" in Leon Valley and urged all citizens of the City to utilize the services being offered by Waste Management to remove old furniture, appliances, brush, and other bulky items. She presented a copy of the Proclamation to Interim Public Works Director Stolz.

**Citizens to Be Heard and Time for Objections to the Consent Agenda.**

Mayor Riley stated that there were no items to be considered for the Consent Agenda and asked if anyone in the audience wished to address Council.

Phillip Manea, President of the Leon Valley Area Chamber of Commerce, addressed Council asking that they give favorable consideration to Agenda Item # 8 to support the South Texas Blood and Tissue Center's use of the Conference Center without charge to hold a community blood drive. He stated that the Chamber of Commerce supports the blood drive effort.

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**Regular Agenda**

**Consider M&C # 09-02-06 with attached ordinances - Setting the 2006 tax rate for the Maintenance and Operation Fund at \$.459560 and the Interest and Sinking Fund at \$.077840 for a total tax rate of \$.537400.**

A motion was made by Councilmember Semmelmann, seconded by Councilmember Reyna, that property taxes be increased by the adoption of a tax rate of \$.537400, the M&O portion of which is 0.45960. Upon roll call vote, Councilmembers Maloy, Reyna, Semmelmann, Dean, and Rangel voted for the motion; no one voted against the motion. Mayor Riley announced the motion carried unanimously.

A motion was made by Councilmember Rangel, seconded by Councilmember Maloy, that property taxes be increased by the adoption of a tax rate of \$.537400, the I&S portion of which is 0.077840. Upon roll call vote, Councilmembers Maloy, Reyna, Semmelmann, Dean, and Rangel voted for the motion; no one voted against the motion. Mayor Riley announced the motion carried unanimously.

**Consider M&C # 09-03-06 with attached ordinance - Reappointment of the Zoning Commission to serve in the additional capacity as the Capital Improvements Advisory Committee for the purpose of reviewing and recommending revisions to the impact fee land use assumptions.**

Community Development Director Melinda Smith addressed Council explaining that cities are allowed to collect water and sewer impact fees from developers but that periodic reviews of land use assumptions must be performed to determine if either the assumptions or the amount being collected need to be revised. She also stated that the law requires that a Capital Improvements Advisory Committee be appointed to review and make recommendations to the City Council regarding those assumptions and fees. She added that staff recommends that the Zoning Commission be appointed to serve in the additional capacity as the Capital Improvements Advisory Committee.

Following discussion, a motion was made by Councilmember Dean, seconded by Councilmember Reyna, to approve the reappointment of the Zoning Commission to serve in the additional capacity as the Capital Improvements Advisory Committee for the purpose of reviewing and recommending revisions to the impact fee land use assumptions. Upon vote, the motion carried unanimously.

**Consider M&C # 09-04-06 - Requesting a waiver for all fees for the South Texas Blood and Tissue Center to use the Conference Center for one weekday for a community blood drive.**

Economic Development Liaison Crystal Caldera addressed Council stating that the South Texas Blood and Tissue Center had asked to re-partner with the City for a community blood drive and to use the Conference Center, without charge, for that purpose. She stated that the blood drive would be held one weekday in October or November. Ms. Caldera added that the total cost to be waived would be \$450 for rental, \$400 for deposit, and \$100 for cleanup and since the event was planned during operating hours, no security fees were required.

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Donor Recruitment Consultant Vonna Henry, from the South Texas Blood and Tissue Center, addressed Council explaining the benefits individual donors receive from donating blood, the need for 500 pints each day to provide blood to the forty-three counties they serve, and she explained that a pint of blood can provide up to three products for patients. She proposed to use the Center on November 22, 2006 for the blood drive and to come back later to Council to consider other dates during the year for community blood drives.

A motion was made by Councilmember Semmelmann, seconded by Councilmember Rangel, to approve the request to allow the South Texas Blood and Tissue Center to use the Conference Center for one weekday for a community blood drive without charge. Upon vote, the motion carried unanimously.

**Consider M&C # 09-05-06 - Authorizing acceptance of the lowest bid for the FY 2006 Sidewalk Project.**

Interim Public Works Director Fred Stolz addressed Council stating that three bidders responded to the City's advertisement for bids for the sidewalk projects on Forest Grove and Evers Roads. He stated that Stronghold Concrete, Inc. was the lowest bidder with a bid of \$24,233.41. Mr. Stolz informed Council that although the Public Works FY 2006 budget had adequate funding for the project from the Capital Plan account and the Contractual Services account, he would be coming back to Council for a budget adjustment because the project would be completed within the 2007 Fiscal Year.

Following discussion, a motion was made by Councilmember Maloy, seconded by Councilmember Dean, to approve the request as presented and accept the bid of Stronghold Concrete, Inc. for the FY 2006 sidewalk project in the amount of \$24,233.41. Upon vote, the motion carried unanimously.

**Consider Ordinance # 06- 039 - Appointing a member to the Business Alliance Committee, a member to the Civic Affairs Committee, and members to the Trade and Market Days Auxiliary Committee.**

Mayor Riley asked Council's consideration of appointing Rodolfo Garcia to the Business Alliance Committee, re-appointing Cynthia Kroger to the Civic Affairs Committee, and appointing Jean Robledo, George Smithes, and Karen Bacco as Auxiliary members to the Trade and Market Days Committee.

A motion was made by Councilmember Semmelmann, seconded by Councilmember Rangel, to approve the appointments as requested. Upon vote, the motion carried unanimously.

**City Manager's report.**

City Manager Hank Brummett announced that the bid opening for the CDBG Bandera Road sidewalk project was scheduled for October 3, 2006. He also announced that a truck was stolen from the Public Works yard overnight. He informed Council that he would be bringing a budget adjustment for their consideration at a later meeting to shift funds from the Business Office to the Community Development Department to pay for additional work hours for one part time staff member.

Mr. Brummett presented a financial status update for the end of August 2006. He stated that

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the sales tax is expected to be about \$160,000 less than last year, and he anticipated that expenditures will be a bit less than FY 2005. For the Enterprise Fund, Mr. Brummett stated that some projects were not completed in FY 2006 as planned; therefore, he will ask for budget adjustments to complete some FY 2006 projects in FY 2007.

**Citizens to be heard.**

Mayor Riley asked if anyone from the audience would like to address Council; seeing no one, she asked for announcements from Council.

**Announcements.**

Councilmember Maloy complimented the Civic Affairs Committee, Crystal Caldera and Sylvia Gomez on a successful Grandparent's Day Concert.

Councilmember Semmelmann announced that the Park Commission and the Stormwater Committee had met on Monday evening.

Councilmember Rangel complimented the Police Department for the Crime Prevention Meeting held last week.

Mayor Riley announced that she had attended an open house at the Leon Valley Villas for seniors. She also announced that on Thursday, the CPS Energy appreciation evening would be held at the Conference Center. Mayor Riley announced that interviews would be held on October 9<sup>th</sup> and 10<sup>th</sup> for candidates for the City Manager position and she announced that the Historical Society of Leon Valley would hold their "Annual Bloomin' Onion" event on October 27, 2006.

**Adjourn.**

A motion was made by Councilmember Semmelmann, seconded by Councilmember Dean to adjourn the meeting. Upon vote, the meeting adjourned at 7:40 p.m.

Chris Riley  
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Mayor

ATTEST:  
Marie Feutz  
\_\_\_\_\_  
City Secretary

*Approved by vote of City Council at the Regular City Council Meeting of October 3, 2006*